
APPENDIX B

1/11/5

Subject: Vista Oaks and
Highlands Parcel A Subdivision.

To: David Morley Esq.
From: Dana Everett

David, I live at 5965 Aspen Ct
Roslindale, and through the years
I have dealt with the noise from
the freeway. In 1998 or so a study
was done from my back yard by
Caltrans. With instruments in
my back yard counting sound
decimals from the freeway. To decimels.

I think if Vista Oaks is approved
the developer should have to
build a sound wall on both sides
of freeway to protect my house
and others from noise.

I also know from Caltrans &
City of Roslindale, that they were plan-
ning to put a wall on my side
because of them adding a lane
East + West on existing freeway.

Along between Vista Oaks and Cal-
trans project a wall can be install-
ed.

Dana Everett

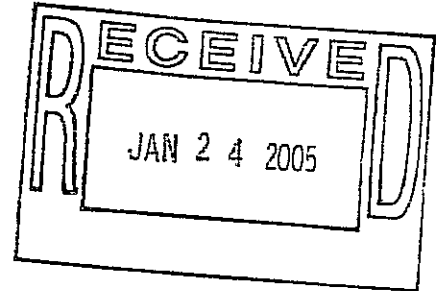
DEPARTMENT OF CALIFORNIA HIGHWAY PATROL

California Highway Patrol
9440 Indian Hill Road
Newcastle, CA 95658
(916) 663-3344
(800) 735-2929 (TT/TDD)
(800) 735-2922 (Voice)



January 14, 2005

File No.: 9220.8837.10284. SCH#2003042169



Mr. David Mohlenbrok
City of Rocklin
3790 Rocklin Road
Rocklin, CA 95677

Dear Mr. Mohlenbrok:

Recently, the California Highway Patrol (CHP) Auburn Area had the opportunity to review the Notice of Preparation for the Vista Oaks and Highlands Parcel A Subdivisions draft Environmental Impact Report, State Clearinghouse SCH#2003042169. We feel the growth discussed will have minimal impact on the mission of the CHP of ensuring safety and providing service to the public as they utilize the highway transportation system of Placer County. We look forward to reviewing the Environmental Impact Report when completed.

During certain phases of construction, we would recommend the use of CHP officers working construction zone enforcement to assist with securing the construction site and to aid in traffic control as needed on a reimbursable contract basis. The presence of uniformed CHP officers on site has shown to significantly improve the compliance of the motoring public to directional signs and traffic control personnel. Compliance reduces the exposure to danger faced by the on site construction workers and to the motorists traversing the construction site.

If you have any questions or concerns regarding our comments, please contact me or Officer M. Turner at (916) 663-3344.

Sincerely,

A handwritten signature in black ink, appearing to read "Rick Ward".

RICK WARD, Captain
Commander
Auburn Area

cc: State Clearinghouse Office of Planning and Research, Attention: Scott Morgan
Special Projects Section, Attention: Captain L. C. Duncan

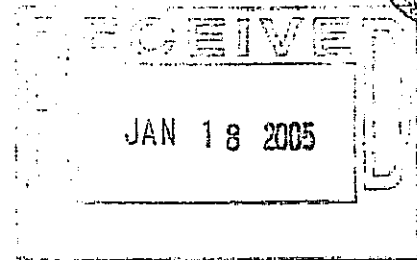
DEPARTMENT OF WATER RESOURCES

1416 NINTH STREET, P.O. BOX 942836
SACRAMENTO, CA 94236-0001
(916) 653-5791

January 14, 2005

David Mohlenbrok
City of Rocklin
3970 Rocklin Road
Rocklin, California 95677

Vista Oaks and Highlands Parcel A Subdivisions
State Clearinghouse (SCH) Number: 2003042169



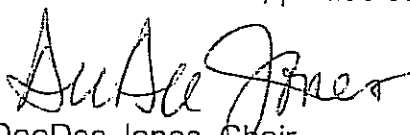
Staff for The Department of Water Resources has reviewed the Notice of Preparation provided through the SCH and provides the following comments on behalf of the **State Reclamation Board**:

Portions of the proposed Project (a paved bicycle/pedestrian trail and the Monument Springs Drive extension (bridge)) are located within 30 feet of the top of the banks of an unleveed project channel which The Reclamation Board has jurisdiction and exercises authority. Section 8710 of the California Water Code requires that a Board permit must be obtained prior to start of any work, including excavation and construction activities, within floodways, levees, and 10 feet landward of the landside levee toes. A list of streams regulated by the Board is contained in the California Code of Regulations, Title 23, Section 112.

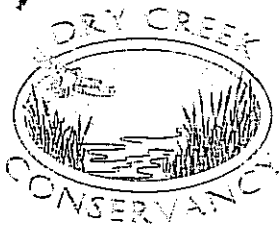
Section 8(b)(2) of the Regulations states that applications for permits submitted to the Board must include a completed environmental questionnaire that accompanies the application and a copy of any environmental documents if they are prepared for the project. For any foreseeable significant environmental impacts, mitigation for such impacts shall be proposed. Applications are reviewed for compliance with the California Environmental Quality Act.

Section 8(b)(4) of the Regulations states that additional information, such as geotechnical exploration, soil testing, hydraulic or sediment transport studies, biological surveys, environmental surveys and other analyses may be required at any time prior to Board action on the application.

For further information on where to send the documentation, please contact me at (916) 574-0373 or ddjones@water.ca.gov.


DeeDee Jones, Chair
Environmental Review Committee

cc: Governor's Office of Planning and Research
State Clearinghouse
1400 Tenth Street, Suite 222
Sacramento, California 95814



"Where do rivers start?"

*In threads in hills and gather to here—
but the river is all of it everywhere,
all flowing at once,
all one place.*

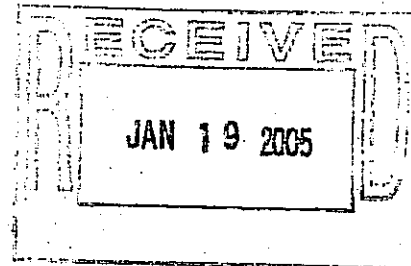
— Gary Snyder

916 771-2013

January 17, 2005

P.O. BOX 1311 ROSEVILLE, CA 95678-8311

David Mohlenbrok
City of Rocklin
Community Development Department
3970 Rocklin Road
Rocklin, CA 9567



Re: Notice of Preparation
Vista Oaks and Highlands Parcel A Subdivisions
Draft Environmental Impact Report

Dear Mr. Mohlenbrok:

Thank you for the opportunity to comment on this project. This project on Secret Ravine in Rocklin includes some of the most productive fall run Chinook salmon and steelhead trout spawning areas in the Dry Creek Watershed as shown by annual Dry Creek Conservancy Spawner surveys from 1997 to 2004. Data from the surveys show that over 33% of the Chinook salmon observed in the watershed were within the area from Roseville Parkway to Rocklin Road. One day survey counts in that area on November 21, 2003 and November 19, 2004 were 77 and 86 respectively. Since the 1960's California Department of Fish and Game has identified Secret Ravine as the most productive spawning area in the Dry Creek Watershed. (Memos to CDFG files)

The scope and content of the environmental impact report should include analysis of impact of the project on the functional requirements and life stage functions listed in table 1 from the Secret Ravine Adaptive Management Plan (attached).

Dry Creek Conservancy has evidence of numerous other species within this riparian area such as bank swallows, yellow breasted chat, western pond turtles, freshwater clams (Margaritiferidae), and various raptors. Benthic macroinvertebrate monitoring since 1996 shows Secret Ravine to be the richest habitat in the watershed.

The scope and content of the environmental impact report should include analysis of impact of the project on these species and others identified as possibly occurring in this region.

Numerous studies have shown the negative impact of development on riparian systems, e.g., *Impacts of Impervious Cover on Aquatic Systems*, Center for Watershed Protection, March 2003. Impacts on the riparian area include:

- Increased runoff volume and peaks resulting in changes in channel geomorphology.
- Reduction in habitat due to erosion and increased flows.
- Introduction of fish barriers from roads and utilities and increased flows resulting in channel morphology changes. Sewer and other infrastructure that cross the creek create barriers over time as down cutting of the channel bottom exposes them. Of particular concern are creek crossings that may create erosion and sediment in the channel and on the banks as well as creating a fish barrier.
- Water quality impacts such as increased sediment, introduction of chemicals such as oil and grease, nutrients, and pesticides, and increased temperature.

Notice of Preparation
Vista Oaks and Highlands Parcel A Subdivisions
Draft Environmental Impact Report

The scope and content of the environmental impact report should include analysis of the project's contribution to the impacts the riparian system listed above.

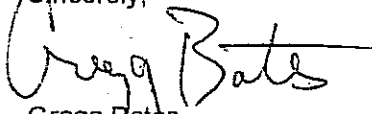
In addition, the scope and content of the environmental impact report should include analysis of the project's impact to

- Ecology of the fresh water seep that has been identified by Bob Holland and documented in the Secret Ravine Existing Conditions Report summarized in the Secret Ravine Adaptive Management Plan available at www.drycreekconservancy.org.
- Wildlife due to project lighting and to fencing of homeowner open space easements, as well as increased human presence in areas that are now infrequently visited, especially during spawning season. Impacts may include vehicle use in and around the creek. The development may provide increased access to vehicles from outside the project as well as from residents.

Finally, there have been a number of projects proposed and installed along Secret Ravine between Roseville Parkway and Rocklin Road in recent years. Each of these projects contributes its own share of impacts to the riparian systems and must analyze impacts, but the cumulative impact of these projects will determine whether the riparian ecosystems can continue to function and provide the benefits to the community that are protected by the California Environmental Quality Act and by the required permitting processes.

The scope and content of the environmental impact report should include analysis of the project's contribution to the cumulative impact of development on Secret Ravine riparian systems.

Sincerely,



Gregg Bates
Dry Creek Conservancy

Notice of Preparation
Vista Oaks and Highlands Parcel A Subdivisions
Draft Environmental Impact Report

Table 1						
Summary of Stressors and impacts for salmon and steelhead in Dry Creek						
		Life Stage Function				
		adult migration	spawning	incubation and emergence	Juvenile rearing	juvenile migration
Functional requirement	Stressors	Negative impact				
sufficient flow	depressed groundwater, lack of flow from effluent sources, change in PCWA flows	inability to reach spawning area	decrease in usable riffle area	drying of redds, insufficient transfer of nutrients and waste, unhealthy temperature	unhealthy temp, increased predation	
no migration barriers	diversion dams, utility crossings, bridge sills, excessive sediment, unscreened diversions	inability to reach spawning area, increased poaching at barriers	prespawning mortality			increased predation at barriers, stranding
Channel Complexity:						
instream-cobble, boulders, undercut banks, pools riparian-large woody debris, streamside vegetation, good channel morphology	sedimentation from in channel and upland erosion, flood control maintenance, homeowner maintenance, grazing, poor stormwater management	lack of optimal velocity through a range of flows, lack of resting pools	lack of clean spawning gravel	poor percolation for nutrients and waste, inability to emerge from gravel, scouring of redds	increased predation, less than optimal food supply from instream and terrestrial sources, less than optimal velocity for growth	
appropriate temperature	inadequate vegetation, lack of substrate complexity, inadequate flow, impoundments, effluent			mortality	decreased vigor and increased mortality	
good water quality	poor stormwater management, homeowner maintenance, industrial discharge			poor development, increased mortality		

Jeff Kuypers
3625 Woodglade Ct.
Rocklin, CA 95677

December 20, 2004

David Mohlenbrok
City of Rocklin
Community Development Department
3970 Rocklin Road
Rocklin, CA 95677

DEC 22 2004

Dear Mr. Mohlenbrok:

Thank you for the opportunity to comment on the Vista Oaks and Highlands Parcel A Subdivision (re: your letter dated 12/17/04 titled "Notice of Preparation, Vista Oaks and Highlands Parcel A Subdivisions, Draft Environmental Impact Report"). I understand and appreciate that Rocklin is a thriving community that needs to carefully balance growth with environmental protection, as well as the quality of life of existing residents. In the matter of Vista Oaks and Highlands Parcel A ["Proposed Project"], I have serious concerns about noise impacts that the proposed fourteen-foot high sound wall will impose on the well-established Woodside subdivision of Rocklin to the north of the Proposed Project, and I urge the City of Rocklin to require mitigation measures as I describe in this letter.

Noise Impacts

When my family moved into the Woodside subdivision of Rocklin in 1995, the seller from whom I purchased property reported that a sound wall along the adjacent I-80 was planned. However, the wall eventually was constructed only along the mobile home park near Rocklin Road, north of I-80. Over the years, noise levels have increased along with the popularity of Rocklin and the greater area (stop-and-go traffic, including air brakes on trucks, is now frequent along this portion of the interstate). Now, the Proposed Project includes a fourteen-foot sound wall across I-80 from the Woodside subdivision, which threatens to reflect even higher levels of traffic noise from I-80 into the Woodside area.

Mitigation Measures

I propose that the City of Rocklin require, in the Environmental Impact Study and other planning activities, that mitigating measures for the described noise impacts on the Woodside area be addressed, and that work on the Proposed Project not be allowed to commence until satisfactory mitigation measures have been implemented. Specifically, I propose that a sound wall of at least equal height, materials and quality (as is planned for construction along the south side of I-80) be constructed along the Woodside subdivision, north of I-80.

Public Information

I request that you reply to my letter acknowledging receipt of it, and state what actions will be taken in regards to my input. Positive action by the City of Rocklin on this matter will benefit many long-time Rocklin Woodside residents, by helping to preserve the quality of life, environment, and property values north of the Proposed Project.

Again, thank you for the opportunity to provide comments.

Sincerely,



Jeff Kuypers
Rocklin Resident

City Of Rocklin
Community Development Department
3970 Rocklin Road
Rocklin, CA 95677

Attn: David Mohlenbrok

December 18, 2004

RE: Vista Oaks & Highlands Subdivision

DEC 21 2004

Dear Sir:

I am writing this letter as a concerned citizen & resident of Rocklin in the Rustic Hills area regarding the EIR for the newly proposed subdivision in the very close vicinity of my existing home.

I sincerely hope that your department will take into consideration the fact that this pristine area is one of the last remaining wetlands/wildlife habitat left in the Rocklin area. It is not just another 'tract' of land to bulldoze over and slap up some houses & roads the likes of which is happening in northern Rocklin - this is home to many varied species of wildlife and their only existing trails to reach the more open lands near and beyond Sierra College.

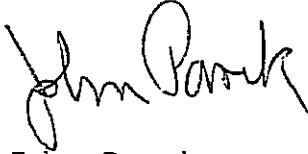
This area is home to spawning Salmon, Deer, Raccoons, Beavers, Opossums and numerous species of wild predator birds. It is an integral part of the Dry Creek Watershed that stretches up towards Newcastle and to Folsom Lake.

Unlike what was stated in your brochure that was sent out in the mail, this area far exceeds the estimated acreage of riparian area that would be effected by this development.

I realize that urban sprawl is one of Rocklin's hidden agendas to receive more tax revenue & income but there has to come a time and place to at least try to 'think it through' first, before dozing the trees down and destroying one of our last remaining pristine wildlife habitats.

I will be contacting the Dry Creek Conservancy, Sierra Club and the Nature Conservancy to get their take on this EIR and perhaps help Rocklin figure a way to try to do this right. I know it a fruitless venture, but it has to be at least given a second thoughtful look - instead of a free hand at destruction.

Sincerely Yours,

A handwritten signature in dark ink, appearing to read "John Panek". The signature is fluid and cursive, with the first name "John" and last name "Panek" clearly distinguishable.

John Panek
6135 Rustic Hills Drive
Rocklin, CA 95677

TO: David Mohlenbrok
FROM: Karen Stafford
DATE: January 14, 2005
RE: Vista Oaks/Highlands Parcel A Subdivisions - EIR

I am writing in response to your notice of preparation of a Draft EIR for the above mentioned projects. I am speaking on behalf of many Rustic Hills Residents, including: Lee & Betty Smith, Mike & Chris Anderson, Marcie Colletti, Nelson Raitt, Tom & Susie Kealey, Craig & Jennifer Breschi, Larry & Sharon Tarkington, Betty Smith, Mr/Mrs Bob Stetson, Marie Husson, Cindy Keller, Joe & Debra Drab, Neil & Jan Paulsen, Joy Mitchell and Jerry Rouillard.

First of all, we find your notice rather confusing. Are you planning one (1) EIR for both projects, or, one (1) for each project? Why? If you are combining the projects, than shouldn't you go back and include prior developments (i.e. Granite Lakes)? If you are separating them - why?

We propose that you hold evening informational meetings for the residents to ask questions to try to understand the changes to the original request and the potential impacts as a result of these changes.

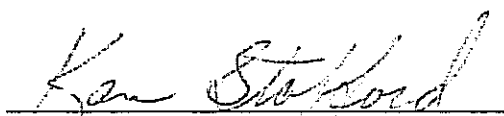
Regarding the Draft EIR, we request the following:

- To be included in all aspects of this (these) projects (mailing lists, meetings, agency correspondence, findings etc).
- Separate and full EIRs for each project, as well as a cumulative EIR that includes the intended and unintended consequences/impacts of each project and both projects together.
- Each EIR include an alternative that does not have any significant impacts.
- Approval from Fish & Game, as well as National Marine Fisheries for any creek crossing proposals. No creek crossing for purposes of construction, or, post construction.
- Public Input into the Passive Park
- Look at effects of Subdivisions as an indirect source (i.e. Air)
- Address possibility of a 250 ft. riparian corridor managed by the City or under City jurisdiction.
- Look at effect of change in density from original project and how this will impact all other environmental factors -include prior developments as well as the new proposed developments.
- Look at proposals that include alternatives to the different densities.

- Address the impact of the apparent change in the location of the houses on circulation, air/water quality, noise, creek pollution/flooding.
- Address historical preservation issues/impacts - artifacts/burial grounds etc.
- Address tree preservation and ensure that the Oak Tree Ordinance is upheld.
- Ensure a workable plan that demonstrates how the tree ordinance and creek preservation will be proactively monitored and followed. We know that the Granite Lakes Estates project has already clear cut an area that should not have been - this was not supposed to happen. We want written insurance that this will not occur again.
- Uphold the original plan (i.e. Granite Lakes) that insured construction of the bridge, 12 inch water line and other infrastructure improvements etc. prior to any development/construction. If there is to be any change to this, we want this issue to be addressed at a Planning Commission/City Council meeting prior to ANY deviation from the original plan, with adequate public notice.
- Address the impact on China Garden regarding whether improvements include the street widening and what impact this may have on current residents who's properties abut China Garden.
- Address Air Quality - we request air quality health impacts be addressed - include additional car traffic as the result of these projects (also fire places).
- Address the following - traffic increase, pollution, sound, water drainage - street, stream and flooding issues, waste, noise, light, air pollution.
- Address the rise in water level in the creek - especially behind the homes located in the 6225 - 6310 Rustic Hills Drive areas.
- Ensure that the sound wall is in place, prior to start of construction and that it extends from the existing sound wall past the last home in the new area.

We are very concerned about these projects, especially in light of the non-compliance issues with nearby developments. We want a full EIR that includes an option with no significant impacts. We want your word that all rules will be followed and all current ordinances proactively upheld. We want to be kept informed in all aspects of these projects. We live here. The builders do not. Your staff do not. We have to live with the consequences of their actions and your decisions.

Thank you for your careful consideration,



Karen Stafford
6310 Rustic Hills Drive
Rocklin, CA 95677
916-789-7579

Office of Environmental Health Hazard Assessment

Joan E. Denton, Ph.D., Director

Headquarters • 1001 I Street • Sacramento, California 95814

Mailing Address: P.O. Box 4010 • Sacramento, California 95812-4010

Oakland Office • Mailing Address: 1515 Clay Street, 16th Floor • Oakland, California 94612



Arnold Schwarzenegger
Governor

Alan C. Lloyd, Ph.D.
Agency Secretary

January 20, 2005

David Mohlenbrok
City of Rocklin
3970 Rocklin Road
Rocklin, CA 9567

JAN 21 2005

Mr. Mohlenbrok:

I am writing this brief letter in support of the letter sent by Gregg Bates, Dry Creek Conservancy, regarding the Vista Oaks and Highlands subdivisions. My department has performed an ecological risk assessment in Secret Ravine and have reached the tentative conclusion that sedimentation is the major impairment in the creek. Fine sediments have degraded the quality of the habitat in the creek. The net effect, according to our analysis, has been decreased hatchability of salmonid eggs. Over the past 30 years, the population of salmon has declined significantly. It is likely that a major cause of this problem is hydromodifications within the watershed, mainly associated with development and creation of impervious surfaces and increased stormwater volume. These issues should be seriously evaluated during the environmental review and appropriate design guidelines developed to minimize imperviousness and establish riparian buffers. Development and protection of aquatic resources are both achievable if thoughtful planning and low impact development techniques are integrated into the effort. About 6 months ago, as a representative of the Placer County Stormwater Advisory Committee, I made a brief presentation to the County Board of Supervisors on this issue. The only comments I received from the supervisors were positive ones; reflecting an interest in using the most up-to-date knowledge on stormwater issues in the region. I encourage your department to adopt the same approach to your review of these new projects.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Barbara Washburn".

Barbara Washburn, Ph.D.
Aquatic toxicologist

California Environmental Protection Agency

The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption.



Printed on Recycled Paper



Arnold
Schwarzenegger
Governor

STATE OF CALIFORNIA
Governor's Office of Planning and Research
State Clearinghouse and Planning Unit



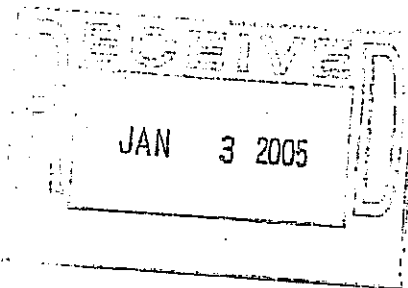
Jan Boel
Acting Director

Notice of Preparation

December 20, 2004

To: Reviewing Agencies

Re: Vista Oaks and Highlands Parcel A Subdivisions
SCH# 2003042169



Attached for your review and comment is the Notice of Preparation (NOP) for the Vista Oaks and Highlands Parcel A Subdivisions draft Environmental Impact Report (EIR).

Responsible agencies must transmit their comments on the scope and content of the NOP, focusing on specific information related to their own statutory responsibility, within 30 days of receipt of the NOP from the Lead Agency. This is a courtesy notice provided by the State Clearinghouse with a reminder for you to comment in a timely manner. We encourage other agencies to also respond to this notice and express their concerns early in the environmental review process.

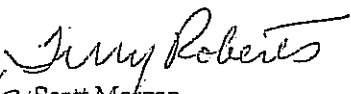
Please direct your comments to:

David Mohlenbrok
City of Rocklin
3970 Rocklin Road
Rocklin, CA 95677

with a copy to the State Clearinghouse in the Office of Planning and Research. Please refer to the SCH number noted above in all correspondence concerning this project.

If you have any questions about the environmental document review process, please call the State Clearinghouse at (916) 445-0613.

Sincerely,

for 
Scott Morgan
Associate Planner, State Clearinghouse

Attachments
cc: Lead Agency

**Document Details Report
State Clearinghouse Data Base**

SCH# 2003042169
Project Title Vista Oaks and Highlands Parcel A Subdivisions
Lead Agency Rocklin, City of

Type NOP Notice of Preparation
Description Vista Oaks Subdivision - subdivide 93.2 acres into 100 single family residential lots and 5 open space parcels.
Highlands Parcel A Subdivision - Subdivide 30.2 acres into 20 single family lots and 4 open space parcels.

Lead Agency Contact

Name David Mohlenbrok
Agency City of Rocklin
Phone 916 625-5160
email
Address 3970 Rocklin Road
City Rocklin
State CA **Zip** 95677
Fax

Project Location

County Placer
City Rocklin
Region
Cross Streets I-80, China Garden Road, State Route 65 merge onto eastbound I-80
Parcel No. 046-010-007, 046-020-003, 046-010-006
Township **Range** **Section** **Base**

Proximity to:

Highways I-80, SR-65
Airports
Railways UPRR
Waterways Secret Ravine Creek
Schools Rocklin Unified School District, Sierra College
Land Use Vacant/Open Area, Planned Development Residential/Low Density Residential, Recreation/Conservation, Rural Residential

Project Issues Aesthetic/Visual; Archaeologic-Historic; Air Quality; Biological Resources; Drainage/Absorption; Geologic/Seismic; Noise; Soil Erosion/Compaction/Grading; Traffic/Circulation; Vegetation; Water Quality; Wetland/Riparian; Wildlife; Landuse; Cumulative Effects

Reviewing Agencies Resources Agency; Department of Forestry and Fire Protection; Department of Parks and Recreation; Department of Water Resources; Department of Fish and Game, Region 2; Department of Health Services; Office of Emergency Services; Native American Heritage Commission; California Highway Patrol; Caltrans, District 3; Regional Water Quality Control Bd., Region 5 (Sacramento)

Date Received 12/20/2004 **Start of Review** 12/20/2004 **End of Review** 01/18/2005

<input type="checkbox"/> Resources Agency Nadell Gayou	<input type="checkbox"/> Dept. of Fish & Game 3 Robert Floerke Region 3	<input type="checkbox"/> Public Utilities Commission Ken Lewis	<input type="checkbox"/> Dept. of Transportation 8 John Pagano District 8	<input type="checkbox"/> Regional Water Quality Control Board (RWQCB)
<input type="checkbox"/> Dept. of Boating & Waterways Suzl Betzler	<input type="checkbox"/> Dept. of Fish & Game 4 William Laudemilk Region 4	<input type="checkbox"/> State Lands Commission Jean Sarino	<input type="checkbox"/> Dept. of Transportation 9 Gayle Rosander District 9	<input type="checkbox"/> RWQCB 1 Cathleen Hudson North Coast Region (1)
<input type="checkbox"/> California Coastal Commission Elizabeth A. Fuchs	<input type="checkbox"/> Dept. of Fish & Game 5 Don Chadwick Region 5, Habitat Conservation Program	<input type="checkbox"/> Tahoe Regional Planning Agency (TRPA) Cherry Jacques	<input type="checkbox"/> Dept. of Transportation 10 Tom Dumas District 10	<input type="checkbox"/> RWQCB 2 Environmental Document Coordinator San Francisco Bay Region (2)
<input type="checkbox"/> Colorado River Board Gerald R. Zimmerman	<input type="checkbox"/> Dept. of Fish & Game 6 Gabriela Gatchel Region 6, Habitat Conservation Program	<u>Business, Trans. & Housing</u>	<input type="checkbox"/> Dept. of Transportation 11 Mario Orso District 11	<input type="checkbox"/> RWQCB 3 Central Coast Region (3)
<input type="checkbox"/> Dept. of Conservation Roseanne Taylor	<input type="checkbox"/> Dept. of Fish & Game 6 I/M Tammy Allen Region 6, Inyo/Mono, Habitat Conservation Program	<input type="checkbox"/> Caltrans - Division of Aeronautics Sandy Hesnard	<input type="checkbox"/> Dept. of Transportation 12 Bob Joseph District 12	<input type="checkbox"/> RWQCB 4 Jonathan Bishop Los Angeles Region (4)
<input type="checkbox"/> California Energy Commission Environmental Office	<input type="checkbox"/> Dept. of Fish & Game M George Isaac Marine Region	<input type="checkbox"/> Caltrans - Planning Terri Pencovic	<input type="checkbox"/> Cal EPA	<input checked="" type="checkbox"/> RWQCB 5S Central Valley Region (5)
<input type="checkbox"/> Dept. of Forestry & Fire Protection Allen Robertson	<u>Other Departments</u>	<input type="checkbox"/> California Highway Patrol John Olejnik Office of Special Projects	<input type="checkbox"/> Air Resources Board	<input type="checkbox"/> RWQCB 5F Central Valley Region (5) Fresno Branch Office
<input type="checkbox"/> Office of Historic Preservation Hans Kreutzberg	<input type="checkbox"/> Food & Agriculture Steve Shaffer Dept. of Food and Agriculture	<input type="checkbox"/> Housing & Community Development Cathy Creswell Housing Policy Division	<input type="checkbox"/> Airport Projects Jim Lemer	<input type="checkbox"/> RWQCB 5R Central Valley Region (5) Redding Branch Office
<input type="checkbox"/> Dept. of Parks & Recreation B. Noah Tilghman	<input type="checkbox"/> Dept. of General Services Robert Sleppy Environmental Services Section	<u>Dept. of Transportation</u>	<input type="checkbox"/> Transportation Projects Kurt Karperos	<input type="checkbox"/> RWQCB 6 Lahontan Region (6)
<input type="checkbox"/> Environmental Stewardship Section	<input type="checkbox"/> Dept. of Health Services Wayne Hubbard Dept. of Health/Drinking Water	<input type="checkbox"/> Dept. of Transportation 1 Mike Eagan District 1	<input type="checkbox"/> Industrial Projects Mike Tolstrup	<input type="checkbox"/> RWQCB 6V Lahontan Region (6) Victorville Branch Office
<input type="checkbox"/> Reclamation Board DeeDee Jones	<input type="checkbox"/> Independent Commissions, Boards	<input type="checkbox"/> Dept. of Transportation 2 Don Anderson District 2	<input type="checkbox"/> California Integrated Waste Management Board Sue O'Leary	<input type="checkbox"/> RWQCB 7 Colorado River Basin Region (7)
<input type="checkbox"/> Santa Monica Mountains Conservancy Paul Edelman	<input type="checkbox"/> Delta Protection Commission Debby Eddy	<input type="checkbox"/> Dept. of Transportation 3 Jeff Pulverman District 3	<input type="checkbox"/> State Water Resources Control Board Jim Hockenberry Division of Financial Assistance	<input type="checkbox"/> RWQCB 8 Santa Ana Region (8)
<input type="checkbox"/> S.F. Bay Conservation & Dev't. Comm. Steve McAdam	<input type="checkbox"/> Office of Emergency Services John Rowden, Manager	<input type="checkbox"/> Dept. of Transportation 4 Tim Sable District 4	<input type="checkbox"/> State Water Resources Control Board Student Intern, 401 Water Quality Certification Unit Division of Water Quality	<input type="checkbox"/> RWQCB 9 San Diego Region (9)
<input type="checkbox"/> Dept. of Water Resources Resources Agency Nadell Gayou	<input type="checkbox"/> Governor's Office of Planning & Research State Clearinghouse	<input type="checkbox"/> Dept. of Transportation 5 David Murray District 5	<input type="checkbox"/> State Water Resources Control Board Steven Herrera Division of Water Rights	<input type="checkbox"/> Other
<u>Fish and Game</u>	<input type="checkbox"/> Native American Heritage Comm. Debbie Treadway	<input type="checkbox"/> Dept. of Transportation 6 Marc Blinbaum District 6	<input type="checkbox"/> Dept. of Toxic Substances Control CEQA Tracking Center	
<input type="checkbox"/> Dept. of Fish & Game Scott Flint Environmental Services Division		<input type="checkbox"/> Dept. of Transportation 7 Cheryl J. Powell District 7		
<input type="checkbox"/> Dept. of Fish & Game 1 Donald Koch Region 1				
<input type="checkbox"/> Dept. of Fish & Game 2 Banky Curtis Region 2				



PLACER COUNTY
DEPARTMENT OF PUBLIC WORKS

Tim Hackworth, Director
Ken Grehm, Assistant Director
Rick Dondro, Deputy Director
Wes Zicker, Deputy Director

January 18, 2005

David Mohlenbrok
Community Development Department
City of Rocklin
3970 Rocklin Road
Rocklin, CA 95677

**SUBJECT: NOTICE OF PREPARATION
VISTA OAKS AND HIGHLANDS PARCEL A SUBDIVISION
DRAFT ENVIRONMENTAL IMPACT REPORT**

The Vista Oaks and Highlands Parcel A Subdivisions project proposes residential and open space lots. The Vista Oaks project includes dividing approximately 93.2 acres into 100 single family lots and 5 open space parcels. The Highlands Parcel A Subdivision project includes dividing approximately 30.2 acres into 10 single family lots and 4 open space parcels. The proposed action is a Notice of Preparation for an environmental impact report (EIR).

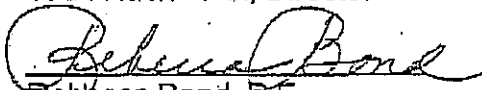
Placer County Department of Public Works has reviewed the above-cited document and would like to provide the following comments:

1. We recommend that the Placer County Flood Control District review and comment on the need for local detention for this portion of the Secret Ravine watershed, as regional detention projects are planned in this area.

Thank you for the opportunity to comment on this document. If you have any questions, please contact me at (530) 889-7538.

Sincerely

County of Placer
Department of Public Works
T. D. Hackworth, Director


Rebecca Bond, P.E.
Associate Civil Engineer

cc: Andrew Darrow, Flood Control District

**COUNTY OF PLACER
DEPARTMENT OF PUBLIC WORKS**

TIM HACKWORTH, DIRECTOR

Ken Grehm, Assistant Director

Rick Dondro, Deputy Director

Wes Zicker, Deputy Director

<input type="checkbox"/> Administration / Finance	(530) 889-7544 Fax	<input checked="" type="checkbox"/> Land Development	(530) 889-7589 Fax
<input type="checkbox"/> Construction	(530) 889-6875 Fax	<input type="checkbox"/> Road Maintenance	(530) 889-6989 Fax
<input type="checkbox"/> Engineering	(530) 886-3540 Fax	<input type="checkbox"/> Transit (PCT)	(530) 886-3560 Fax
<input type="checkbox"/> Fleet	(530) 889-7556 Fax	<input type="checkbox"/> Transportation	(530) 889-7467 Fax
<input type="checkbox"/> Front Counter	(530) 885-3159 Fax		

FACSIMILE COVER SHEET

DATE: 01/18/2005TIME: 1:20 PMRECEIVING TELEPHONE NUMBER: 916-625-5195TO: David MohlenbrokFROM:  Rebecca BondSUBJECT: NOP - Vista Oaks & HighlandsCOMMENTS: Please see attached letter.ORIGINAL COPY TO FOLLOW: ☒ Yes ☐ NoTOTAL NUMBER OF SHEETS
INCLUDING COVER SHEET: 2IF YOU HAVE ANY QUESTIONS,
PLEASE CALL: (530) 889-7538

K:\C:\Program Files\Microsoft Office\Templates\DPW Templates\Faxsheet_Auburn.doc (Rev. 05/21/03)

1010 Madden Ln. #83
Roseville, CA 95661
January 18, 2005


City of Rocklin
Community Development Department
3970 Rocklin Road
Rocklin, CA 95677

Dear Mr. Mohlenbrok:

Thank you for sending me the "Notice of Preparation" of the Vista Oaks and Highlands Parcel A Subdivisions Draft Environmental Impact Report. After studying the proposed plans for the Parcel A subdivision, I am very disappointed that the development will not only be in the floodplain but will destroy the riparian habitat south of Secret Ravine Creek. Developing the area north of Secret Ravine at the end of China Garden Rd. seems to be a better alternative since it is flatter, somewhat above the floodplain, and the denser stand of smaller diameter oaks makes a poor choice for a park. It is unclear what is the proposed use for the granite pit basins in the area will be. I would strongly urge that they not be used for catch basins but would instead be educational like the park up in Penryn.

Development seems to be at a fast pace in Placer County and we need to be diligent in controlling development and not letting development control us. Rocklin is on the brink of connecting to the sprawl of South Placer. Rocklin needs to take the initiative in providing a greenbelt that not only will give thousands of its residents a place to relax and explore but will give wildlife a space to live. As far as I know Secret Ravine is the largest creek in Rocklin and should be guarded like a prize jewel. I look forward to participating in the continuing discussion.

Sincerely yours,



Randall Baker



FedEx Kinko's.
Office and Print Center

Fax Cover Sheet

FedEx Kinko's of Roseville, California

Telephone: 916.773.1150 Fax: 916.773.2956

Date 1/18/2005Number of pages 2 (including cover page)**To:**Name David MohlenbrokCompany City of RocklinTelephone 916-625-5160Fax 916-625-5195**From:**Name Randall Baker

Company _____

Telephone 916-773-1224

Comments _____

More than 1,200 locations worldwide. For the location nearest you, call 1.800.2.KINKOS. Visit our website at fedexkinkos.com.

January 10, 2005

JAN 13 2005

Dear Mr. Mohlenbrok,

I am writing in response to the request for comments regarding the Vista Oaks and Highlands Subdivisions Draft EIR. I am the owner of the improved property at 4010 Creekview Ct. The rear border of my property adjoins China Garden at the base of existing China Garden road. I understand that a sound wall is to be constructed, of which I am in absolute favor. I wholeheartedly support the construction of the wall.

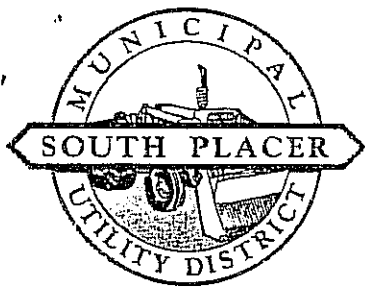
My reason for writing is that unless the sound wall is of sufficient height to accomplish the intended noise abatement, the existing problem is made worse for me and my neighbors on Creekview. I am not an engineer, but I do know that sound travels in waves, and can be amplified by minor changes in the topography of the environment. There is significant freeway noise in our backyard already, and my concern is that the placement of a 14 foot sound wall would actually amplify the noise at my place of residence, due to the home's placement some 40 or more feet above the freeway. There are at least 5 homes adjacent to mine, where this is also likely to occur. I can live with the current noise. Amplified freeway noise would not be a pleasing outcome.

I would respectfully request access to the existing engineering reports that would establish current baseline decibels for the homes on our street, in order to establish comparative functional abatement following construction of the new wall. My impression is that the sound wall will have to be significantly higher than 14 feet, in order to avoid making the already noisy freeway even louder.

Secondarily, I would appreciate some additional information related to the improvements of China Garden between the current fire access gate, and the improved parcels. I am anxious to know, for instance, whether or not the street will have sidewalks, walkways, landscaping, etc. Will the seasonal flood control be covered up? Will there be a fence of some type constructed on my property line, or will the existing barbed wire fence remain as the sole barrier? Perhaps these questions will be answered at some future public information session?

I appreciate your time and consideration in this matter. Please feel free to contact me at (916)609-5105.

RICHARD KNECHT



South Placer Municipal Utility District

P.O. Box 45 - 3671 Taylor Road

LOOMIS, CALIFORNIA 95650

Phone (916) 652-5877

January 13, 2005

City of Rocklin
Community Development Department
3970 Rocklin Road
Rocklin, CA 95677

JAN 14 2005

Attention: David Mohlenbrok

Subject: Notice of Preparation
Vista Oaks and Highlands Parcel A Subdivisions
Draft E.I.R.

Dear Mr. Mohlenbrok:

The above property is within the service area of the South Placer Municipal Utility District, and is eligible for sewer service.

All sewer service which the District may hereafter provide to said lands or any portion thereof will be subject to all ordinances, resolutions, rules and regulations, taxes, charges, fees, and assessments of the SPMUD which may now or hereafter be in effect.

The design and construction of all on-site and off-site facilities which may be required as a result of this project will be the responsibility of the developer/owner. All work shall conform to the Standard Specifications of SPMUD. Improvement plans shall be submitted to SPMUD for review and approval.

The District has under consideration the relocation of a portion of a trunk sewer to the south side of Secret Ravine Creek that would cross Highlands Parcel A and a portion of the Vista Oaks Project. The proposed alignment of the sewer follows the potential trail location. The District would like to work with the city so that the E.I.R. does not preclude this possibility.

This letter does not constitute a reservation of capacity in the District's sewage treatment facilities, nor does it constitute the assumption of a utility obligation to said lands or any portion thereof by the District.

The District may be rendered unable to provide sewer service to said lands due to prohibitions or restrictions which may be imposed upon it by federal, state, county or local regulatory agencies having jurisdiction or due to conditions caused by an Act of God. Prohibitions and/or restrictions

City of Rocklin
January 13, 2005
Page - 2

may be imposed at the Roseville Regional Wastewater Treatment Plant on the plant's capacity; this may also impact the District's ability to accept new applications for sewer service for the project.

This letter shall be of no force or effect after the expiration of 365 calendar days from the date hereof, but may at the discretion of the District, be renewed or extended upon application of the developer/owner of the land referred to herein or their agent.

All non residential development within SPMUD is subject to the requirements of the City of Roseville Industrial Waste Pretreatment Program in accordance with Ordinance 14.26 of the Roseville Municipal Code.

Sincerely,

A handwritten signature in dark ink, appearing to read "Richard R. Stein".

Richard R. Stein
Project Administrator

RRS:jag

JESSICA TAVARES
CHAIRPERSON

JULIE HUFF
VICE CHAIR

CHRISTINE BEALL
SECRETARY

DOLLY SUEHEAD
TREASURER

MONA CAMP
COUNCIL MEMBER

January 5, 2005

David Mohlenbrok
City of Rocklin Community Development Department
3970 Rocklin Road
Rocklin, CA 95677

JAN 21 2005

Subject: Impact to Cultural Resources on Project Site

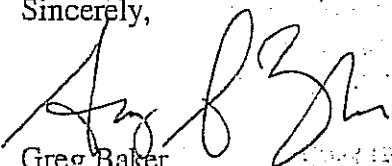
Dear Mr. Mohlenbrok:

We recently received notification indicating that you are preparing an environmental impact report for a project in Placer County (Vista Oaks and Highlands Parcel A Subdivisions) that has the potential to impact Native American cultural sites. As you may know, under the California Environmental Quality Act and Section 106 of the National Historic Preservation Act, you are required to consult with Indian tribes that may have cultural affiliations or interest in your project. The United Auburn Indian Community is composed of Miwok and Maidu Indians with an ancestral territory encompassing Placer and Nevada Counties, and surrounding areas. We are concerned about projects that may impact our ancient burial grounds and village sites, and sites that have cultural and religious importance to us.

We request that a qualified archaeologist conduct a field survey of the project site and complete a records search at the appropriate Information Center associated with the California Historical Resources Information System. If any cultural resources are located within the project boundaries or within a one mile radius of the project boundaries, we would like to receive a copy of the cultural resources report. We will then review the report and determine if cultural resources of importance to us may be impacted.

Please contact our environmental consultant, Dr. Shelley McGinnis, of Analytic Environmental Services, at (916) 447-3479 if you have any questions regarding this matter.

Sincerely,


Greg Baker
Tribal Administrator